

Welcome to
2855 Bloor Street West #204



This Luxurious Kingsway Condominium Is A Designer Show Piece! Facing South, It Has A Spectacular View Of The Gardens From Both The Rare Eat-In Kitchen & Living Room! Professionally Installed 20 Inch Travertine Tile Is Featured Throughout! Granite Counters, Upgraded Cabinets, Custom Sun Shades, Designer Ceiling Fans, Crown Moulding, Marble Bathrooms Are Just A Few Of The Many Features This Condo Has To Offer!

For More Information
Please Visit:

www.2855bloor.com

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Living Room:	7.53 x 3.23m Juliette balcony, south view, crown moulding
Kitchen:	4.88 x 2.99m Granite counter, stainless steel appliances, eat-in
Den:	3.35 x 2.77m French doors, crown moulding
Master Bedroom:	4.45 x 3.23m 4-Piece ensuite, walk-in closet, crown moulding
Extras:	stainless steel profile fridge, stove, dishwasher, microwave, 2 ceiling fans (3 star energy rated), washer, dryer, plantation wood blinds, rods and drapery.
Exclusions:	dining room light fixture
Taxes:	\$2,861.00 (2008)
Possession:	To Be Arranged/Flexible
Parking:	Underground 2 spaces #73B & #17C
Maintenance Fees:	\$583.08 includes water, heat, central air conditioning, building insurance, parking, common elements.
Facilities:	games room, guest suites, gym, indoor pool, visitor parking.



\$449,000

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Extra Features

Kitchen

Oversized Eat-in kitchen
Upgraded Cabinetry with Pantry and Extra cupboards
Granite Counter tops
Profile Stainless steel appliances, with Warranty
Reverse Osmosis Water System
Large Double Sink
Wired for Cable TV/Internet
Valence Lighting
Professionally Installed Travertine Floor, 20 inch Tiles

Living Room/ Dining Room

Crown Moulding Throughout
Large Double French Doors to Juliette Balcony
Designer Ceiling Fan (energy Star Rated 3)
High Baseboards

Den

2 entrances with French Doors
20 inch Travertine Tiles
Wired For TV/Internet
Ceiling Fan

Bathrooms

Up-graded Marble Tiling and Cabinetry
Granite Counter Tops
Walk-in Shower and soaker Tub

Master Bedroom

Large Master Bedroom with Ensuite and walk-in Closet
Plantation Woodblinds
4 Piece Ensuite with Granite Counters and Marble tiling
Designer Ceiling Fan (Energy Star Rated 3)
20 inch Travertine Tiles

Of Special Mention

Spectacular South East View overlooking the gardens
Oversized Travertine Floors throughout (20 inch Tiles)
2 large lockers Level (5x10) (5x6)
2 extra large parking spots (level 2, #73) Level 3 (c) #17
Guest Suite within the building
Fabulous Amenities and Gorgeous Gardens
24 hour Concierge
Visitor Parking